



# CITY OF LODI

## COUNCIL COMMUNICATION

AGENDA TITLE: Termination of Golf Driving Range Lease

MEETING DATE: June 16, 1993

PREPARED BY: City Manager

RECOMMENDED ACTION: That the City Council not renew the lease agreement between the City of Lodi and Mr. Kenneth Choo for the operation of the golf driving range on the grounds of Lodi Grape Festival and National Wine Show at the intersection of North Cherokee Lane and E. Lockeford Street.

BACKGROUND INFORMATION: For several decades, the City of Lodi has leased space on the grounds of the Lodi Grape Festival and National Wine Show for the operation of a golf driving range. The space has then been sub-leased to a driving range operator who has paid the City a percentage of the revenue derived from golf ball rentals. The operation has been satisfactory for many years until very recently. The combination of improved golfing equipment and the increasing popularity of the game has brought to the range greater numbers of people who are able to hit golf balls considerably longer distances than in the past.

The residents of Murray Street, which is north of and adjacent to the golf driving range, have lodged a number of complaints with the City regarding golf balls clearing the protective fence and landing on private property. City staff met last week with area residents, the driving range operator and the Executive Director of the Lodi Grape Festival and National Wine Show to discuss this matter and review the possible solutions. At that meeting, it was agreed that, on an interim basis, the hitting of golf balls would be restricted to iron clubs only (no woods). That restriction did little to prevent golf balls from leaving the confines of the driving range. Staff received calls from residents of the area shortly after the meeting regarding golf balls still coming over the protective screen. An on-site visit confirmed these complaints.

It is obvious that the golf driving range can no longer be accommodated at its present location. In view of this, it is recommended that the lease with Mr. Choo for the operation of the range not be renewed. It is scheduled to expire June 30, 1993.

Staff has scheduled a meeting with Mr. Choo and his representative, Robert Mertz, Esquire, to discuss alternate locations for a new golf driving range.

APPROVED \_\_\_\_\_

THOMAS A. PETERSON  
City Manager



recycled paper

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June 16, 1993  
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We will be in a position at Wednesday night's meeting to review the results of this meeting with the City Council and to seek direction.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Thomas A. Peterson", written over a horizontal line.

Thomas A. Peterson  
City Manager

TAP/vc

GOLFCC/TXTA.01V

J-1

RECEIVED

93 JUN 16 PM 1:13

39  
CITY CLERK  
CITY OF LODI

June 15, 1993



**M E M O R A N D U M**

To: Mr. Tom Peterson, City Manager  
From: Mark A. Armstrong, General Manager  
Subject: Golf Driving Range on Festival Grounds

At the June 8, 1993, Executive Committee meeting of the Lodi Grape Festival Board of Directors, it was decided that our organization would accept the decision of the City Council as to whether to extend or terminate the lease with Ken Choo, Lodi Golf Range operator.

If the range is allowed to stay open beyond June 30, the current lease agreement's time period, while an alternative site is explored, we recommend that that period of operation not extend past August 31, 1993. In light of the suddenness of this decision, we would waive our rent fees for July and August; however, we want the range to continue to operate under the "irons only" restriction.

*Mark A. Armstrong*

Mark A. Armstrong  
General Manager

cc: City Council Members  
City Attorney



Pls a Council

220 S. Pleasant Ave  
Folsom, CA 95640  
7-20-93

RECEIVED  
93 JUL 26 AM 10:35  
CITY OF FOLSOM  
CITY CLERK  
OFFICE

Dear Council members,

Please allow Ken Choo to continue offering his driving range to the citizens of Folsom. I personally know Mrs. Bulik of the Murray St. apartments from when she was a resident of Arbor Convalescent Hospital. She was nothing but trouble and a problem maker. When we enforced basic policy - do not strike the hired help - She became irate and decided to move. Mrs. Bulik has a pattern of manipulative and abusive behavior. Don't let her get away with forcing Ken Choo out!

Sincerely,

Lyette Dietz  
former Dir. of Social Services  
367-9734

cc: Council ✓ @

cc Council

ROBERT T. MEDEIROS  
1427 REIMAN  
LODI, CA 95242

RECEIVED

93 JUL 26 AM 10:27

CITY OF LODI  
CITY CLERK  
CITY OF LODI

July 17, 1993

Councilmen, City of Lodi  
Lodi, CA 95240

Dear Sirs:

*Since the City of Lodi has closed down Lodi's only golf-related facility where thousands of families have enjoyed using for the past forty years, I am asking your support to have a golf facility built in Lodi.*

*Lodi, which has a population of over 50,000, it is a shame not to have a golf-related facility. The City of Tracy has a resident population of 37,000 and yet, is going to get a golf course and two driving ranges. Here is Lodi with sports facilities for every sport except golf.*

*It was a sad day when the City closed down the Lodi Driving Range just to please a few but denying thousands of enjoyment.*

*I would appreciate your support for the proposal of a golf facility in the City of Lodi.*

*Sincerely,*

ROBERT MEDEIROS

*Robert Medeiros*

cc: Council ✓

*cc Council*

RECEIVED

93 JUL 26 AM 11:12

KENNETH W. PERRIN  
CITY CLERK  
CITY OF LODI

JULY 23, 1993

MAYOR PENNINO;

I AM WRITING TO GIVE MY SUPPORT FOR A NEW GOLF DRIVING RANGE IN LODI. I HAVE LIVED IN LODI FOR 7 YEARS AND HAVE SPENT MANY HOURS AT THE OLD DRIVING RANGE TRYING TO LEARN THE GAME OF GOLF. IT WAS VERY CONVENIENT TO GET TO AND A PERSON DID NOT HAVE TO FOOL WITH STANDING IN LINE TO GET TOKENS AND USING A MACHINE TO GET BALLS. I BELIEVE IT WAS A BIG ASSET FOR THE CITY OF LODI AND WILL BE MISSED BY MANY.

I WOULD ALSO LIKE TO GIVE MY SUPPORT TO KENNETH CHOO AS THE LEASER/OWNER OF A NEW DRIVING RANGE. I HAD PURCHASED A CARD FOR 10 BUCKETS OF BALLS FROM HIM A WHILE BACK AND HAD ONLY USED 5 WHEN I RETURNED TO TOWN FROM VACATION AND FOUND THAT THE RANGE HAD BEEN CLOSED PERMANENTLY BY THE CITY. I WAS ABLE TO GET A REFUND WITHOUT ANY PROBLEM FROM CHOO. LODI NEEDS BUSINESS PEOPLE LIKE HIM.

YOUR SUPPORT OF A NEW DRIVING RANGE WOULD HELP KEEP LODI A GOOD PLACE TO LIVE AND WOULD ALSO BE REMEMBERED BY MANY PEOPLE LIKE ME WHEN FUTURE ISSUES COME BEFORE THE COUNCIL.

SINCERELY

*Jack Avey*  
*Connie Avey*

JACK & CONNIE AVEY  
524 NEVINS DR.  
LODI

*cc Council*